

APN# 1420-34-710-054



KAREN ELLISON, RECORDER

E10

Recording Requested by/Mail to:

Name: Nova Erin Lumadue

Address: 1501 Jones St.

City/State/Zip: Minden NV 89423

Mail Tax Statements to:

Name: Nova Erin Lumadue

Address: 1501 Jones St.

City/State/Zip: Minden NV 89423

Deed upon Death

Title of Document (required)

------(Only use if applicable)-----

The undersigned hereby affirms that the document submitted for recording DOES contain personal information as required by law: (check applicable)

Affidavit of Death – NRS 440.380(1)(A) & NRS 40.525(5)

Judgment – NRS 17.150(4)

Military Discharge – NRS 419.020(2)

Signature

Printed Name

This document is being (re-)recorded to correct document # _____, and is correcting

DEED UPON DEATH

I Nova Lumadue hereby convey to Nicole Tristany Volkman, effective on my death, all right, title and interest in the real property commonly known as 1561 Jones St. City of Minden NV. County of Douglas, State of Nevada, and more particularly described as:

Lot 90, of SIERRA VIEW SUBDIVISION, according to the Map thereof, filed in the Office of the County Recorder of Douglas County, Nevada on April 18, 1960, in Book 2, Page 105 as Document No. 15897

Together with all improvements, tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

THIS DEED IS REVOCABLE. THIS DEED DOES NOT TRANSFER ANY OWNERSHIP UNTIL THE DEATH OF THE GRANTOR(S). THIS DEED REVOKES ALL PRIOR DEEDS BY THE GRANTOR(S) WHICH CONVEY THE SAME REAL PROPERTY PURSUANT TO NRS 111.655 TO 111.699, INCLUSIVE, REGARDLESS OF WHETHER THE PRIOR DEEDS FAILED TO CONVEY THE ENTIRE INTEREST OF THE GRANTOR(S) IN THE SAME REAL PROPERTY.

THE UNDERSIGNED HEREBY AFFIRMS THAT THIS DOCUMENT SUBMITTED FOR RECORDING DOES NOT CONTAIN A SOCIAL SECURITY NUMBER.

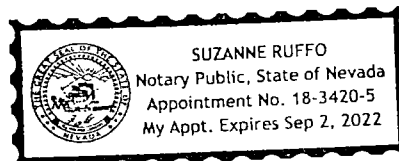
5/23/2022 (Date)
[Signature] (Signature)
Nova Erin Lumadue
State of Nevada }
} ss.
County of Douglas }

Subscribed and sworn to on this 23 day of May, in the year 2022, before me, Suzanne Ruffo (here insert name of notary public), by Nova Lumadue (here insert name of principal).

On this 23 day of May, in the year 2022, before me, Suzanne Ruffo (here insert name of notary public), personally appeared Nova Lumadue (here insert name of principal) personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to this instrument, and acknowledged that he or she executed it.

[Signature] (Signature of Notary Public)
NOTARY SEAL

(Added to NRS by 2011, 1350)



STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
a) 1420-34-710-054
b) _____
c) _____
d) _____

2. Type of Property:
a) Vacant Land b) Single Fam. Res.
c) Condo/Twnhse d) 2-4 Plex
e) Apt. Bldg f) Comm'l/Ind'l
g) Agricultural h) Mobile Home
i) Other _____

FOR RECORDERS OPTIONAL USE ONLY	
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: _____	

3. Total Value/Sales Price of Property: \$ _____
Deed in Lieu of Foreclosure Only (value of property) (_____
Transfer Tax Value: \$ _____
Real Property Transfer Tax Due: \$ _____

4. If Exemption Claimed:
a. Transfer Tax Exemption per NRS 375.090, Section # 10
b. Explain Reason for Exemption: Deed upon Death

5. Partial Interest: Percentage being transferred: _____ %

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the parties agree that disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1% per month.

Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature [Signature] Capacity Owner

Signature _____ Capacity _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

Print Name: Nova Erin Lumadue
Address: 1561 Jones St
City: Minden
State: NV Zip: 89423

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

Print Name: Nova Erin Lumadue
Address: 1561 Jones St.
City: Minden
State: NV Zip: 89423

**COMPANY/PERSON REQUESTING RECORDING
(required if not the seller or buyer)**

Print Name: _____ Escrow # _____
Address: _____
City: _____ State: _____ Zip: _____